

MINUTES
REGULAR MEETING OF THE PLANNING AND LAND USE COMMISSION

Date: Wednesday, September 3, 2014
Time: 6:30 PM
Place: #2 CV Drive, Castle Valley Community Center

Present: Mary Beth Fitzburgh, Jen Goff, Marie Hawkins
Absent: Laura Cameron, Bill Rau
Others: None
Clerk/Recorder: Faylene Roth

REGULAR MEETING

1. CALL TO ORDER

Vice-chair Fitzburgh Called the Meeting to Order at 6:32 P.M.

Open Public Comment. – None.

2. APPROVAL OF MINUTES

Regular Meeting August 6, 2014.

Goff moved to approve the Minutes of August 6, 2014, as presented. Hawkins seconded the Motion. Fitzburgh and Goff approved the Motion. Hawkins abstained. The Motion passed with two in favor and one abstaining.

3. REPORTS

Correspondence – None.

Town Council Meeting – Chair.

Roth reported that Water Agent John Groo has proposed that the Town develop its own water monitoring program for the monitoring wells to ensure consistent data collection on depth measurement and water quality. Quarterly constituent testing for water quality is already being done by the U.S. Geological Survey, but Groo is suggesting that the Town hire someone to take monthly depth measurements. According to Roth, the Council discussed appropriate measurement devices and whether the position could be dovetailed with the constituent testing. Roth also reported that Merrill Brady was appointed Roads Committee Chair at the last Roads Committee Meeting. She also reported that Council Member Duncan asked about the email regarding the Board of Adjustments that was mentioned in the PLUC Report. Roth said that Cameron had informed the Council that the PLUC was still working on this and that the email would be sent once they had more information. According to Roth, Council Member Duncan reported to the Council that Rick Bailey, Grand County Emergency Manager, has suggested that the Town create a Continuity of Government ordinance that would outline the chain of command the Town would follow in an emergency. Duncan also said that Grand County Sheriff White has suggested that all elected officials get a National Incident Management Systems (NIMS) certification. Roth reported that a representative from Rocky Mountain Power (RMP) will participate by telephone at the September 10 Hazard Mitigation Planning Committee (HMPC) Meeting to discuss the HMPC's request for maps from RMP which they have not been willing to provide. According to Roth, Duncan also said that Rick Bailey expects the County to sign on to the National Flood Insurance Program. Roth said that Mayor Erley suggested that he and Duncan schedule a Meeting with Grand County Attorney Andrew Fitzgerald to get his opinion. Erley will also ask Town Attorney Jonathan Clyde for his opinion. Roth said that Mayor Erley reported that the Town had received its grant for reseeding Pinhook Basin and that 40 percent more seed would be available because costs have gone down.

Hazard Mitigation Committee – None.

Permit Agent.

Roth submitted a Building Permits Report for August 2014 which included a permit for a cabin on Lot 298.

Procedural Matters.

Fitzburgh suggested that they delay discussion of Agenda Items, with the exception of untabling Item 4, until the next Meeting when more Members are present.

NEW BUSINESS - None

UNFINISHED BUSINESS

4. Discussion and possible action re: non-routine CUP application by Dustin Grimm to move base location for Straight Edge Automotive from Lot 441 to Lot 426 (tabled).

Hawkins moved to untable Item 4 regarding the CUP application by Dustin Grimm. Goff seconded the Motion. Fitzburgh, Goff, and Hawkins approved the Motion. The Motion passed unanimously.

Roth reported that she had talked with Grimm by telephone. He told her he would not be returning to Castle Valley until mid-October. He said he is not sure if he will pursue the CUP application. Fitzburgh suggested that they remove his request from the Agenda and hold his application until further notice from him.

5. Discussion and possible action re: assess the effectiveness of the Town's current appeal authority of a three member Board of Adjustments, consider alternate forms and determine the form that best meets the community's long-term need for a fair and effective appeal authority (tabled).

Left tabled.

6. Discussion and possible action re: regulations for solar panels, windmills, and other alternative energy structures (tabled).

Left tabled.

7. Discussion and possible action re: reviewing and amending Ordinance 96-1: Watershed Ordinance (tabled).

Left tabled.

8. Closed Meeting – None.

ADJOURNMENT

Goff moved to adjourn the Meeting. Hawkins seconded the Motion. Fitzburgh, Goff, and Hawkins approved the Motion. The Motion passed unanimously.

Fitzburgh adjourned the Meeting at 6:43 P.M.

APPROVED:

ATTESTED:

Laura Cameron, Chairperson

Date

Alison Fuller, Town Clerk

Date